

City Council  
Atlanta, Georgia

06- 0 -1488

AN ORDINANCE  
BY: ZONING COMMITTEE

Z-06-75  
Date Filed: 6-19-06

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF ATLANTA, GEORGIA, as follows:

SECTION 1. That the Zoning Ordinance of the City of Atlanta be amended, and the maps established in connection therewith be changed so that the following property located at **3806 Stone Road, S.W.**, be changed from the I-1 (Light Industrial) District to the LW (Live-Work) District, to wit:

ALL THAT TRACT or parcel of land lying and being in Land Lot 5, 14<sup>th</sup> District, Fulton County, Georgia being more particularly described by the attached legal description and/or survey.

SECTION 2. If this amendment is approved under the provisions of Section 16-02.003 of the Zoning Ordinance of the City of Atlanta, entitled, "Conditional Development", as identified by the use of the suffice "C" after the district designation in Section 1 above, the Director, Bureau of Buildings, shall issue a building permit for the development of the above-described property only in compliance with the attached conditions. Any conditions hereby approved (including any conditional site plan) do not authorize the violation of any district regulations. District regulation variances can be approved only by application to the Board of Zoning Adjustment.

SECTION 3. That the maps referred to, now on file in the Office of the Municipal Clerk, be changed to conform with the terms of this ordinance.

SECTION 4. That all ordinances or parts of ordinances in conflict with the terms of this ordinance are hereby repealed.

ALL THAT TRACT OR PARCEL OF LAND located and being in land lot 5 of the 14<sup>th</sup> district of Fulton County Georgia and being more particularly described as follows:

BEGINNING AT A POINT located on the South Right Of Way line of Stone Road, 1063.5 feet from the S.E. Right Of Way intersection of Fairburn Road and Stone Road. Said point being the True Point of Beginning; Running thence S38-31-35E a distance of 147.15 feet to a point; Running thence S32-4738E a chord distance of 281.618 feet to along a curve having a radius of 1443.32 feet and an arc distance of 281.62 feet to a point; Running thence S88-09-00W a distance of 679.15 feet to a point located on the east right of way of Atlantic Coastline Railroads 100' ROW; Running thence N01-44-01E a chord distance of 241.63 feet along a curve having a radius of 1124.64 feet and an arc distance of 242.10 feet to appoint on said right of way; Running thence N33-33-55W a distance of 153.18 to a point; Running thence S52-52-30W a distance of 430.00 to a point on the South right of way line of Stone Road and the TRUE POINT OF BEGINNING. This property contains Tract "B", 3.272 acres and is 3806 Stone Rd.

